

**GOVERNMENT OF ANDHRA PRADESH**

**ABSTRACT**

Town Planning – Mandapeta Municipality – Certain variation to the Master Plan - Change of land use from Industrial use to Commercial use in R.S.No.147/1 (Part) at Satya Sree Road, Mandapeta Municipality to an extent of Ac.1.1642 cents - Draft Variation – Confirmed – Orders - Issued.

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT (H1) DEPARTMENT

**G.O.Ms.No. 114**

**Dated:28/02/2012.**

1. G.O.Ms.No.481 MA., dated 19.9.2000.
2. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.9020/2010/R, dt: 04.12.10.
3. Government Memo. No.24107/H1/2010-1, Municipal Administration and Urban Development Department, dated 13.12.2010.
4. From the Commissioner of Industries, Letter No.29/1/2010 /0687, dated 28.7.2011.
5. Government Memo. No.24107/H1/2010-2, Municipal Administration and Urban Development Department, dated 3.10.2011.
6. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.9020/2010/R, dated 7.1.2012.
7. Government Memo. No.24107/H1/2010-3, MA&UD (H1) Department, dated 1.2.2012.
8. From the Commissioner, Mandapeta Municipality, Mandapeta, Letter Roc.No.1088/2010-G1, dt. 2.12.2011.
9. From the Commissioner of Printing, A.P. Extraordinary Gazette No.90, Part-I, dated 04.02.2012.

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**ORDER:**

The draft variation to the Mandapeta General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.481 MA., dated:19.9.2000 was issued in Government Memo.No.24107/H1/2010-3, Municipal Administration and Urban Development Department, dated:01.02.2012 and published in the Extraordinary issue of A.P. Gazette No.90, Part-I, dated 4.2.2012. No objections and suggestions have been received from the public within the stipulated period. The Director of Town and Country Planning, Hyderabad in his letter dated 7.1.2012 has stated that the Commissioner, Mandapeta Municipality has informed that the applicant has paid an amount of Rs.28,290/- (Rupees twenty eight thousand two hundred and ninety only) towards conversion charges as per G.O.Ms.No.158., MA., dated 22.3.1996. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

**(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)**

**B. SAM BOB,  
PRL. SECRETARY TO GOVERNMENT(UD)**

To  
The Commissioner of Printing, Stationery and Stores Purchase,  
Hyderabad.  
The Director of Town and Country Planning, Hyderabad.

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The Regional Deputy Director of Town Planning, Rajahmundry, East Godavari District.

The Commissioner, Mandapeta Municipality, East Godavari District.

Copy to:

The individual through the Municipal Commissioner, Mandapeta Municipality, East Godavari District.

The District Collector, East Godavari District, Kakinada.

The Private Secretary to Minister for MA&UD.

SF/SC.

// FORWARDED :: BY ORDER //

**SECTION OFFICER**

**APPENDIX**  
**NOTIFICATION**

In exercise of the powers conferred by clause (a) of Sub - section (2) of section 15 of the Andhra Pradesh Town Planning Act, 1920 the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Mandapeta Town, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No. 90, Part-I, dated 4.2.2012, as required by clause (b) of the said section.

**VARIATION**

The site in R.S.No.147/1 (Part) at Satya Sree Road, Mandapeta Municipality to an extent of Ac.1.1642 cents, the boundaries of which are as shown in the schedule below and which is earmarked for Industrial use in the General Town Planning Scheme (Master Plan) of Mandapeta Town sanctioned in G.O.Ms.No.481MA., dated 19.9.2000, is designated for Commercial use by variation of change of land use as marked "ABCDE&F" as shown in the revised part proposed land use map GTP No.1/2012/R, which is available in Municipal Office, Mandapeta Town, **subject to the following conditions; namely:-**

1. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
2. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
3. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. The change of land use shall not be used as the proof of any title of the land.
5. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
7. The applicant shall obtain prior approval from the competent authority for any development in the proposed site.

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8. The applicant shall handover the land affected under existing road to be widened to (18.29 mtrs.,) 60 feet wide through registered gift deed at free of cost.
9. Any other conditions as may be imposed by the competent authority.

**SCHEDULE OF BOUNDARIES**

North	:	Land of P.Venkatrao and Ch.Veera Venkatrao Chowdary in R.S.No.157 & 158.
East	:	Land of M.Sattiraju in R.S.No.147/3.
South	:	Existing Master Plan road to be widened to 60 feet wide.
West	:	Land of Ch.Bullabbai in R.S.No.147/1(part), 2.

**B. SAM BOB,  
PRL. SECRETARY TO GOVERNMENT(UD)**

**SECTION OFFICER**